

**COUNTY OF SAN DIEGO, CALIFORNIA**  
**BOARD OF SUPERVISORS POLICY**

**Subject**

Establishment of Priorities for Limited Sewer Capacity in the  
Mission Gorge Trunk Sewer Line

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**Purpose**

To define priorities and criteria for determining future sewer service via the Mission Gorge Trunk for the Alpine and Lakeside Sanitation District service areas, and the Winter Gardens Sewer Maintenance District service area, until capacity is assured in Mission Gorge Trunk or through water reclamation.

**Definitions**

**Current Sewer Service:** The current Lakeside Sanitation District service area extends from the City of Santee on the west, the City of El Cajon and Crest community on the south, the San Diego River on the north, and easterly to Flinn Springs Park, approximately 5,000 acres. The eastern and southern District boundary approximates the urban limit line; however, the urban limit extends north of the river through Moreno Valley, approximately 7,000 feet (vicinity of San Vicente Avenue), and westerly to include Eucalyptus Hills.

The Winter Gardens service area is surrounded by the Lakeside Sanitation District, Padre Dam Water District and the City of El Cajon, totaling approximately 1,000 acres.

The existing Alpine Sanitation District consists of approximately 655 acres straddling Old Highway 80 from Tavern Road on the west to East Victoria Drive on the east.

**Metro Capacity:** Defined as the contract capacity in million gallons per day currently allocated each agency in the Metro System that includes Point Loma facilities, pump stations, and transmission pipes.

**Pipeline Capacity:** It is the practice of the Sanitation Districts to size new pipelines for the flow resulting from projected build out for the adopted land use, as currently defined by the County General and Community Plans. This practice will be used by Alpine, Lakeside and Winter Gardens when participating in the design and construction of the Mission Gorge Trunk.

**Moratorium Area:** The Los Coches Creek drainage area, more specifically, as defined on the Local Drainage Area Fee Map.

**Failing Septic System:** Failing septic system as defined by the County Department of Health Services with notification in writing to the Sanitation District.

**Equivalent Dwelling Unit (EDU):** Sewer service equivalent to one single family unit.

**Background**

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Dependent sanitation districts are formed by Resolution of the Board of Supervisors. Facilities within the sanitation district may be financed by general obligation bonds, revenue bonds, assessments, private sector or may incorporate private facilities already in place.

The Lakeside Sanitation District was formed in 1955 by Resolution and the basic core system and treatment plant were financed by general obligation bonds. The District has grown from approximately 400 acres to approximately 5,000 acres through annexations and assessment districts.

The Alpine Sanitation District was formed in 1952 and funded by general obligation bonds for a treatment plant and collector system. Annexations have been minimal, with the District growing from approximately 500 acres to a current size of 655 acres.

Winter Gardens Sewer Maintenance District was formed in 1964, incorporating 981 acres. Since then, minor annexations have increased the size to 1,010 acres.

The dependent sanitation districts are later participating agencies in the Metropolitan Sewerage System and utilize the Mission Gorge Trunk, the North Metro Interceptor System and the Point Loma Treatment Plant. The Lakeside and Alpine Sanitation Districts own 3.3 million gallons per day (MGD) and 0.38 MGD respectively in the Metro System.

Winter Gardens leased El Cajon Metro capacity until 1984 when 1 MGD of Metro capacity was purchased from the Montgomery Sanitation District for Winter Gardens.

Although none of the member agencies are exceeding their contract capacity allocation, the Mission Gorge Trunk is approaching its wet weather capacity of approximately 31 MGD. That is, in times of heavy rainfall and/or high ground water, the peak flows as recorded at the master meter can exceed 30 MGD. Since 1984, this has occurred approximately nine times. At these times, surcharging or raising the level of fluid in the pipe causes pressure that forces more sewerage through the interceptor.

**Policy**

Until such time as the district engineer can demonstrate that sufficient capacity is or will be available in the Mission Gorge Trunk, or by other means of treatment and disposal, the district engineer shall use the following criteria when granting sewer commitments or issuing wastewater discharge permits.

**CAPACITY ALLOTMENT TABLE**

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(Revised 6-13-90)

PRIORITY CATEGORY	LAKESIDE	ALPINE	WNT.GDN S.	TOTAL
1. Purchased Commitments	555	409	8	972
2. Service Agreements	256	16	0	272
3. Failing Septic Systems	10	10	10	30
4. Existing Single Fam. Lots	20	10	16	46
5. Legal Parcels Prior to 6-21-88	800	570	372	1742
6. Legal Parcels After 6-21-88	1290	555	40	1885
<b>TOTAL REMAINING</b>	<b>2931</b>	<b>1570</b>	<b>446</b>	<b>4947</b>

**Description of Priority Category**

1. Purchased commitments are sewer capacity commitments purchased by existing lots or when a subdivision map or parcel map is submitted for final approval after all conditions of the tentative map not relating to sewer service have been fulfilled. These are secured by non-refundable payment and are considered firm commitments.

2. Service agreements provide contract sewer service to properties outside of the existing district boundaries and are contractually binding to the district.

3. Failing septic systems must be replaced by disconnecting the septic tank and connecting the sewage from a property to the public sewer. This connection is required by the County Health Department and capacity must be reserved for these cases.

4. Existing single family lots are more completely described as single family, single owner lots existing prior to June 21, 1988, not created in a recent subdivision. These lots request sewer service through the building permit process.

5. Legal parcels prior to June 21, 1988, are parcels in the districts which request sewer service through the building permit process for any existing land use.

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6. Legal parcels after June 21, 1988, are parcels in the district which are created after June 21, 1988, by the subdivision process.

**Annexation to the Districts**

No new applications for annexations to either of these three districts will be accepted by the Board of Directors or the Board of Supervisors for referral to the Local Agency Formation Commission except for properties proposed for annexations which meet one or more of the following criteria:

1. Property must be completely surrounded by district boundaries.

2. A property in the Lakeside Planning Area must be located within the Sphere of Influence of the Lakeside Sanitation District and the Urban Limit Line as of July 24, 1990; however, properties within the Upper San Diego River Improvement Project could apply for annexation.

3. A property in the Alpine Planning Area shall be located within the Country Town Boundary unless a finding can be made that annexation would provide a needed public facility such as a school, fire station, or library.

4. A property in the Winter Gardens Area must be located within the Urban Limit Line as defined in the County General Plan.

5. To be considered an exception to these criteria, the Board of Supervisors/Board of Directors must have taken action between July 1, 1989 and July 24, 1990 to allow annexation proceedings for the property.

6. A finding can be made that sewer extension beyond the boundaries described in 2, 3, and 4 above is necessary for health and safety reasons and for properties with failed septic systems as verified by County Department of Health Services.

All proposals for annexations to these three districts must be reviewed by the appropriate planning groups before being submitted to the Board of Supervisors.

**Sewer Availability Letters**

Projects requiring sewer availability letters issued by either of the districts will receive positive sewer availability letters stating that Sewer Service is reasonably expected to be available at time of need.

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When the Mission Gorge Trunk flow reaches 95 percent of the average daily dry weather flow of the contract capacities from all agencies, the district engineer will bring to the Board recommendations concerning priorities contained in this policy.

Sunset Date

This policy will be reviewed for continuance by 12-31-09.

Board Actions

9-10-86 (No. 4, Alpine and Lakeside Sanitation Districts)

6-21-88 (86)

4-18-89 (67)

11-21-89 (41) (1) Alpine Sanitation District and (4) Lakeside Sanitation District

7-3-90 (93)

7-24-90 (23) (2) Alpine and Lakeside Sanitation Districts

08-07-02 (5)

CAO Reference

1. Department of Health Services

2. Department of Planning and Land Use

3. Department of Public Works

Attachment to Policy I-106

EXHIBIT 1

PRIORITY A-2 PROJECTS/PARCELS

FOR WHICH FLOOD CONTROL FEES HAVE BEEN PAID

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MAP/MUP	APN	NAME	IN/OUT DIS EST. EDUS T.
TPM 17455	397-140-41	In	4
TPM 17676	397-090-07	In	4
TPM 17803	398-431-25	In	4
TPM 17806	394-460-17	In	3
TPM 17905		Out Septic	
TPM 17948	400-130-34, 35	In	4
TPM 17962	398-390-32	In	4
TPM 18026		Out Septic	
TPM 18124	398-200-03	In	3
TPM 18448	398-320-39	In	2
TPM 18449	398-320-32	In	2
TPM 18450	398-320-33	In	3
TPM 18475	398-320-35, 41	In	2
TPM 18477	397-100-07	In	4
TPM 18483	398-400-38	In	4
TM 4445	398, 400, 401,		
Various	National Pacific	In	357
TM 4501	395-220 & 332	Nagler et al In	18
TM 4531	395-152		
	Various	White et al In	63
TM 4536		Akira Out Septic	
TM 4539	394-470 &		
	397-061	Dick Conn. In	85
MUP P85-010		Embly Ranch	N/A
		In District	566